



Agenda Item Number: _____

BERNALILLO COUNTY BOARD OF COUNTY COMMISSIONERS

Meeting Date: January 25, 2005

Department: Zoning, Building and Planning **Staff Contact:** Enrico Gradi, Program Planner

TITLE: PUBLIC HEARING: Final Plat for a Seventeen (17) Lot Subdivision (SC-30003)

COUNTY PLANNING COMMISSION RECOMMENDATION:

Approval

SUMMARY:

At the May 25, 2004 public hearing, the Board of County Commissioners voted to approve a preliminary plat for a seventeen (17) lot subdivision, replat of Lots 1- 4, Lands of Gonzales and Sanchez, located south of Lisa Road SW and east of Don Pedro Padilla Road SW, zoned M-H, containing approximately 4.99 acres. The decision was based on the five (5) Findings and subject to three (3) Conditions (Attachment 1).

The Board of County Commissioners determined that this request is consistent with the residential densities portion of the Albuquerque/Bernalillo County Comprehensive Plan and the Southwest Area Plan in that approximately 3.5 dwelling units per acre is proposed for this subdivision. In addition, this request falls within the Developing Urban Area, as designated by the Albuquerque/Bernalillo County Comprehensive Plan, which allows up to 5 dwelling units per acre.

The County Development Review Authority reviewed this request and deemed it complete for final plat approval.

ATTACHMENTS:

1. The Board of County Commissioners Notice of Decision Letter (May 26, 2004).
2. County Development Review Authority Notice of Decision Letter (December 10, 2004).
2. Site Plan (Commissioners Only).

STAFF ANALYSIS SUMMARY

ZONING, BUILDING & PLANNING DEPARTMENT:

Staff Recommends Approval